

DRAFT
ROXBURY HOMEOWNERS' ASSOCIATION
BOARD MEETING
August 21, 2014

1. The meeting convened at 7:07 p.m. The following board members were present:
 - Joseph Langley, President
 - Muriel Brown, Vice-President
 - Daisy McGinley, Secretary-Treasurer
 - Tonja Stewart, Director
 - Curtis Dudley, Director

2. Open session for visitors. None.

3. Minutes of the July 17, 2014, meeting were submitted by the Secretary. After discussion, they were accepted unanimously.

4. **ACC Report.** There was no July ACC meeting.

5. **Treasurer's Report**
 - For the month of July, the Treasurer reported that income exceeded expenses by about \$7,400. Expenses included the installation of the mailboxes for \$3,979. Total delinquent assessments at the end of July were about \$15,300 with fourteen owners being more than one quarter delinquent. Total reserves at the end of July were about \$123,700.
 - The Treasurer reported that the attorney is starting another wage garnishment action for Mr. Kusi. We received the usual monthly payment for Ms. Maxwell's account.
 - After discussion, the Board unanimously approved the report.

6. **Communications.** The Secretary received an email from the resident of 3805 Roxbury Court expressing interest in participating in the yard sale. The President reported that Mrs. Harris had called him to request a different mailbox based on her height and some residents had complained that people are gathering in the area near the culvert behind the tennis court at night.

7. **Old Business**
 - The Secretary reported that the mailbox installation was completed and the old boxes were removed. All residents and absent owners have their new keys. Regarding assigning mailboxes based on the height of the resident, it would not be feasible. Mailboxes were assigned in the order of their street address in accordance with the Post Office request. As residents move in and out, it would not be feasible to keep reassigning mailboxes.
 - Tonja reported that she met with Sean from Brothers Paving to discuss the repaving project. They will add two more speed bumps during the paving. They will send three proposals—one for Roxbury Court, one for Roxbury Drive, and one for Roxbury Lane which Sean felt needed sealing. They will also include the curb painting and striping of the parking spaces.
 - The Secretary reported that she had discussed the mowing problems with Erik of Professional Grounds. Per the contract, edging is only done every other mowing not every time. Curtis Dudley asked about edging of the common areas since it did not appear that they were doing that at all. The Secretary will contact Professional Grounds to discuss it and

will be meeting with Erik here to review the tree trimming, tennis court cleanup, and the drainage behind 3755 and 3755 Roxbury Lane.

- Curtis Dudley had a few more questions about the signs which were discussed. He will be working on them.
- Joseph Langley talked about some options for parking decals for two-wheeled vehicles. After discussion, it was decided that we would only need a set of 10 or so and the numbers would not have to match the unit numbers. We do not need to get 82 to match the current decals. He will check on it.
- Regarding the problem with raccoons and skunks, Curtis suggested having the County put screens on the storm drains to discourage them. He has seen them in other parts of the County. The members agreed and the Secretary will get the phone number to Curtis.

8. **New Business**

- The Secretary will request a snow removal proposal from Professional Ground when she meets with Erik.
- Muriel Brown asked about getting more signs for the fence on Roxbury Drive to discourage loitering. She wants language to the effect that “Violators Will Be Prosecuted.” Daisy will check at Home Depot and Lowes to see what is available.
- Curtis Dudley asked about changing the curb in front of 3701 Roxbury Lane to a No Parking area since we are having curbs painted. He does not feel that it is big enough for most vehicles and if someone does park there, he and his wife have difficulty accessing their parking spaces. Tonja Stewart agreed. The rest of the Board concurred that it was time to make the change. The Secretary will check with the Fire Department. Since we are changing other curbs to No Parking on Roxbury Drive, we may have to add more signage there too.
- Muriel Brown reported that the Yard Sale is scheduled for September 6 at the tennis court. Pat Washington is organizing it. The Secretary gave her the email from the 3805 Roxbury Court resident.
- Regarding the activity behind the tennis court, the President reported that residents are finding all kinds of trash including used condoms. After discussion, the members agreed that we did not want to add lighting to the tennis court area and planting shrubs is not feasible due to the issue of watering for the first year. There is no ready solution except calling the police if the residents see anyone trespassing.
- Muriel Brown asked to reconsider the meeting schedule. She has something else for Thursday nights. Tuesday would be preferable. Tonja Stewart said that any Tuesday except for the third Tuesday would be fine. After discussion, the members agreed to change the meeting date to the second Tuesday of each month.

9. The meeting was adjourned at 8:40 p.m. If the Secretary can reschedule her classes, the date for the next meeting is September 9, 2014, at 7:00 p.m. She will notify the members to confirm.

Minutes submitted by

Daisy McGinley
Secretary-Treasurer, RHOA